

093.0

0007

0003.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

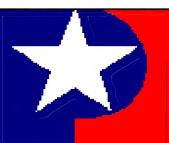
596,000 / 596,000

USE VALUE:

596,000 / 596,000

ASSESSED:

596,000 / 596,000


Patriot
 Properties Inc.

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
111		RONALD RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: ZINFON YVONNE M/TRUSTEE	
Owner 2: ZINFON FAMILY TRUST	
Owner 3:	

Street 1: 111 RONALD ROAD	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry:
Postal: 02474	Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

Owner 1:	
Owner 2:	
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Postal:	

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Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

Owner 1:	

<tbl_r cells="2" ix="1" maxcspan="1" maxr

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH							
Type: 5	- Cape			Full Bath: 1	Rating: Average	OF=SINK & SHOWER IN BMT.													
Sty Ht: 1A	- 1 Sty +Attic			A Bath: 1	Rating:														
(Liv) Units: 1	Total: 1			3/4 Bath: 1	Rating:														
Foundation: 1 - Concrete				A 3QBth: 1	Rating:														
Frame: 1 - Wood				1/2 Bath: 1	Rating: Average														
Prime Wall: 4 - Vinyl				A HBth: 1	Rating:														
Sec Wall: %				OthrFix: 2	Rating: Fair														
Roof Struct: 1 - Gable				OTHER FEATURES															
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Average	1st Res Grid Desc: Line 1 # Units: 1													
Color: WHITE				A Kits: 1	Rating:	Level FY LR DR D K FR RR BR FB HB L O													
View / Desir:				Fpl: 1	Rating: Average	Other													
GENERAL INFORMATION				WSFlue: 1	Rating:	Upper													
Grade: C - Average				CONDOS INFORMATION				Lvl 2											
Year Blt: 1948		Eff Yr Blt:		Location:				Lvl 1											
Alt LUC:		Alt %:		Total Units:				Lower											
Jurisdct:		Fact: .		Floor:				Totals RMS: 4 BRs: 2 Baths: 1 HB: 1											
Const Mod:				% Own:				REMODELING				RES BREAKDOWN							
Lump Sum Adj:				Name:				Exterior:				No Unit RMS BRS FL							
INTERIOR INFORMATION				DEPRECIATION				Interior:				1 4 2 1							
Avg Ht/FL: STD				Phys Cond: AV - Average 31. %				Additions:											
Prim Int Wall: 2 - Plaster				Functional: %				Kitchen:											
Sec Int Wall: %				Economic: %				Baths:											
Partition: T - Typical				Special: %				Plumbing:											
Prim Floors: 3 - Hardwood				Override: %				Electric:											
Sec Floors: %				Total: 31 %				Heating:				Totals 1 4 2							
Bsmnt Flr: 5 - Lino/Vinyl				CALC SUMMARY				General:											
Subfloor:				Basic \$ / SQ: 105.00															
Bsmnt Gar:				Size Adj.: 1.35000002															
Electric: 3 - Typical				Const Adj.: 0.97990203															
Insulation: 2 - Typical				Adj \$ / SQ: 138.901															
Int vs Ext:				Other Features: 78600															
Heat Fuel: 1 - Oil				Grade Factor: 1.00															
Heat Type: 5 - Steam				NBHD Inf: 1.00000000															
# Heat Sys: 1	% AC: %			NBHD Mod:															
% Heated: 100				LUC Factor: 1.00															
Solar HW: NO	Central Vac: NO			Adj Total: 262335															
% Com Wall	% Sprinkled:			Depreciation: 81324															
More: N				Depreciated Total: 181011															
SPEC FEATURES/YARD ITEMS																			
Mobile Home				Make: Model: Serial #: Year: Color:								PARCEL ID 093-0-0007-0003.0							
Code Description A Y/S Qty				Size/Dim Qual Con Year				Unit Price D/S Dep LUC Fact NB Fa Appr Value				JCod JFact Juris. Value							
2	Frame Shed	D	Y	18X10	A	AV	1975	0.00	T	35.2	101								
Total Yard Items:				Total Special Features:				Total:											

22

12 WDK (120)

10

25

25

32

ATC
FFL
BMT
(800)

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	Basement	800	55.210	44,171	ATC	100	UNF	60	F	
FFL	First Floor	800	138.900	111,121						
ATC	Attic	280	95.560	26,758	BMT	100	RRM	50	A	
WDK	Deck	120	14.050	1,685						
Net Sketched Area: 2,000				Total: 183,735						
Size Ad	1080	Gross Are	2520	FinArea	1200					

SUB AREA DETAIL

IMAGE

AssessPro Patriot Properties, Inc